PROVINCE OF BRITISH COLUMBIA
MINISTRY OF LANDS, PARKS AND HOUSING

Report for the
12-month period
April 1982 through March 1983

British Columbia Cataloguing in Publication Data

British Columbia. Ministry of Lands, Parks and Housing.
Report for the 12 month period April ... through March ...
-- 1982/83-

Annual.
Cover title.
Continues: British Columbia. Ministry of Lands, Parks and Housing. Report for the 15 month period January ... through March ... ISSN 0226-0476
ISSN 0226-0476 = Report - Ministry of Lands, Parks and Housing.

1. British Columbia. Ministry of Lands, Parks and Housing - Periodicals. 2. Land use - British Columbia - Periodicals. 3. Parks policy - British Columbia - Periodicals. 4. Housing policy - British Columbia - Periodicals. I. British Columbia. Ministry of Lands, Parks and Housing. Annual Report.

HD319.B7A3 354.7110086

To the Honourable Robert [illegible]
Lieutenant Governor
of the Province of British Columbia

May it please Your Honour:

I have the honour to present the Annual Report of the Ministry of Lands, Parks and Housing for the year ended March 31, 1983.

Anthony J. Brummet
Minister of Lands, Parks and Housing

To the Honourable
Minister of Lands, Parks and Housing

Sir:

I have the honour to submit the Annual Report of the Ministry of Lands, Parks and Housing for the year ended March 31, 1983.

John C. Johnston
Deputy Minister

When I was appointed Minister of Lands, Parks and Housing in August 1983, I very quickly realized what an enormous challenge lay ahead of me.

I was fortunate, however, to have a staff of capable, dedicated people to assist me. During the year, ministry staff in all areas of the province were called upon to make difficult decisions in highly complex situations.

Despite the difficulties of an economic downturn we did realize some major accomplishments in land use decisions, designation of parks and recreation areas and provision of residential land for the people of British Columbia.

The policy that home ownership is the basis of family and community life was maintained as a priority throughout the year. A new home purchase assistance program was introduced to assist people having mortgage problems in the face of rising interest rates, and an extra emphasis was placed on providing suitable housing for senior citizens and the disabled.

The difficulties and challenges that were met and overcome by the ministry in 1982 will be faced again in the year ahead of us. Conflicting demands for suitable land for recreation, agriculture, forestry, mining and residential requirements are steadily increasing. The need for hard land use decisions will be greater as the problems inherent in a fixed land base become more pressing.

The year ahead will be a difficult one, but it also holds much promise. Our efforts will continue to rationalize policies, simplify procedures, and provide better service to the public.

Honourable A.J. Brummet

LAND

Crown Land Administration		
	No. Of Transactions	Total Area (ha)
	229	224.0
	197	12,930.0
	84	6,040.0
	6	818.0
	189	115.0
	12	20.0
	31	313.0
	5	76.0
	10	368.0
	6	61.0
	-	-
	631	-
	22	4.4
	-	-
	18	163.0
Total	1,440	21,132.4
	-	-
	-	-
	-	-
	-	-
	1	-
	4	22.0
	1	-
	-	-
	1	3.0
Total	7	25.0
Grand Total	1,447	21,157.4

Crown Land Administration		
	No. Of Transactions	Total Area (ha)
	40	28.0
	1	93.0
	10	765.0
	4	30.0
	99	20.0
	1	1.0
	17	1,297.0
	7	247.0
	4	60.0
	5	24.0
	-	-
	82	15.0
	14	-
	-	-
	8	13.0
Total	292	2,593.0
	-	-
	-	-
	-	-
	12	299.0
	4	4.0
	-	-
	-	-
	-	-
Total	16	303.0
Grand Total	308	2,896.0

Crown Land Activity - Cariboo Region, April 1, 1982 to March 31, 1983

	New Crown Land Dispositions		
	No. Of Dispositions	Total Area (ha)	Total Value $
Land			
Residential	-	-	-
Grazing	-	-	-
Agriculture-Extensive	55	11,711.0	2,271,160
Agriculture-Intensive	5	42.4	21,000
Recreational	94	49.9	1,096,640
Industrial	7	79.8	49,150
Commercial	13	169.9	174,470
Community Groups	3	16.0	54,300
Quarrying	15	123.0	163,300
Local Governments	2	11.0	42,000
Local Parks	-	-	-
Reserves	38	588.0	-
Linear Uses	64	44.0	55,000
Accretions & Boundary Adj.	1	-	-
Miscellaneous	32	155.7	427,970
Total	329	12,990.7	4,354,990
Foreshore			
Residential	-	-	-
Recreational	-	-	-
Private Moorage	-	-	-
Industrial	-	-	-
Commercial	-	-	-
Log Storage	2	22.0	52,760
Aquaculture	-	-	-
Reserves	-	-	-
Miscellaneous	3	6.9	-
Total	5	28.9	52,760
Grand Total	334	13,019.6	4,407,750

Crown Land Activity - Kootenay Region, April 1, 1982 to March 31, 1983

	New Crown Land Dispositions		
	No. Of Dispositions	Total Area (ha)	Total Value $
Land			
Residential	-	-	-
Grazing	-	-	-
Agriculture-Extensive	10	574.0	598,000
Agriculture-Intensive	-	-	-
Recreational	5	1.0	14,000
Industrial	12	57.0	159,000
Commercial	16	23.0	48,000
Community Groups	5	15.0	20,000
Quarrying	21	2,246.0	8,053,000
Local Governments	6	3.0	23,000
Local Parks	1	6.0	100,000
Reserves	4	-	-
Linear Uses	12	317.0	-
Accretions & Boundary Adj.	-	-	-
Miscellaneous	6	6.0	27,000
Total	98	3,248.0	9,042,000
Foreshore			
Residential	-	-	-
Recreational	-	-	-
Private Moorage	-	-	-
Industrial	1	10.0	20,000
Commercial	-	-	-
Log Storage	-	-	-
Aquaculture	-	-	-
Reserves	-	-	-
Miscellaneous	-	-	-
Total	1	10.0	20,000
Grand Total	99	3,258.0	9,062,000

Ministry of Lands, Parks and Housing
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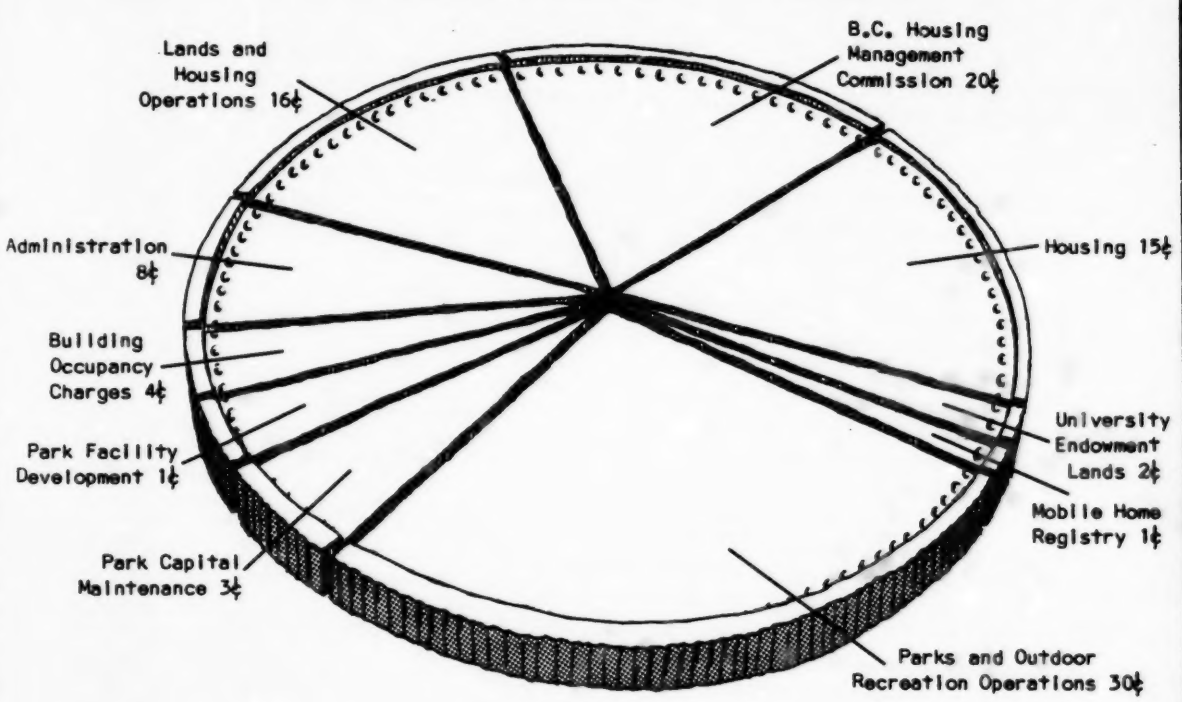
Ministry of Lands, Parks and Housing
MANDATE

"To manage and allocate Crown lands in the Province of British Columbia, to maintain and improve a quality system of parks, and to encourage the best use of Crown land for agriculture, housing, industry, commerce and recreation within the Province of British Columbia. To manage and develop housing programs to serve British Columbians."

Ministry of Lands, Parks and Housing

Vote Expenditure Breakdown


Lands and Housing Operations 16¢
B.C. Housing Management Commission 20¢
Administration 8¢
Housing 15¢
Building Occupancy Charges 4¢
University Endowment Lands 2¢
Park Facility Development 1¢
Mobile Home Registry 1¢
Park Capital Maintenance 3¢
Parks and Outdoor Recreation Operations 30¢

Vote expenditure, April 1, 1982 to March 31, 1983 $72.7 million. Of each tax dollar spent in the 12-month period, the following allocations were made:

Administration	8¢	Mobile Home Registry	1¢
Lands and Housing Operations	16¢	Parks and Outdoor Recreation Operations	30¢
B.C. Housing Management Commission	20¢	Park Capital Maintenance	3¢
Housing	15¢	Park Facility Development	1¢
University Endowment Lands	2¢	Building Occupancy Charges	4¢

Strong demand from a wide range of interests for suitable Crown land for specific needs and priorities created continuing pressure and necessitated difficult land use decisions during the year.

Consideration of recreational, environmental, agricultural, forestry and mining priorities produced a complex and competitive situation with innumerable interests in direct opposition.

Despite the difficulties, many of the conflicts were resolved, notably in the case of Valhalla Provincial Park and Deferred Area Planning decisions which, while not satisfying every stated priority, did satisfactorily meet a majority need.

A ministry survey of the provincial park system revealed that British Columbians have a high regard for their parks and visit the 368 parks in the system at regular intervals.

The provincial ski industry continued to show steady growth during the year with four major ski operations signing land use agreements as part of long-term corporate development plans. The agreements will produce a strengthening of local economies and winter employment in the areas.

In 1983, the decision was made to establish a Crown corporation to retrieve the Whistler Village Land Company from economic difficulties. A board of directors was appointed to implement a recovery program and develop the facilities of the village.

During the year, innumerable parcels of Crown land were given to local authorities in all areas of the province for community parks and recreational areas. The Valhalla Provincial Park was established and the Mount Terry Fox Provincial Park was opened and named in honour of the late athlete.

Rising mortgage interest rates prompted the introduction of a new program to ease the burden of mortgage payments. This, and other house purchase assistance programs conducted by the ministry, attracted record participation in the latter part of the year, indicating the high priority given by British Columbians to home ownership.

The year saw added emphasis on the provision of suitable housing for senior citizens and the handicapped. A ministry project at Riverview Heights in Coquitlam providing serviced residential lots for sale by public draw attracted wide interest and housing construction on purchased lots began almost as soon as the project was opened.

Despite the economic downturn during the year, interest in homes, land development and the provision of Crown land for a variety of uses remained consistently high in all areas.

John C. Johnston
Deputy Minister

Overview

Crown land disposition continued to be a major area of activity during the year. A growing population is placing increasing demands on the remaining Crown land base, while at the same time there is a counter demand for land to be conserved.

Additionally, there is more demand for land for such economic uses as forestry, mining, etc., and it is estimated that about 85% of Crown land has now been placed in Provincial Forests.

To ensure that the remaining available land is used in the best way for the long-term benefit of the residents of the Province, the ministry is continuing to pursue its policy of planning the use of major land areas. This will provide a more rational method of disposition than the previous one of accepting random applications, and at the same time is a better use of the ministry's limited manpower resources.

A total of 2,089 new dispositions were made during the year involving a land area of nearly 45,000 hectares, valued at almost $40 million. About 75% of this land was for agriculture.

Land management involved a portfolio of more than 22,000 tenures. Over 5,000 of these required review during the past year.

During the year four agreements were signed with individual resorts in support of alpine skiing with a significant job potential.

The ministry continued to review and revise land disposition and pricing policies to ensure a fair return for the disposition of public assets, and a fair charge to the consumer, while at the same time avoiding distortion of land values in the marketplace.

The ministry continued to develop management agreements with other agencies having interrelated responsibilities in order to provide a more streamlined service to the public.

Land Management:

Planning - The key to future use

Sixteen projects were completed and approved jointly with the Ministry of Forests under the deferred area planning program. The program defers disposition of land in designated areas to permit interested ministries as well as the public to help determine the best long-term use of the land.

Following successful completion of the planning process, land will be made available and developed for settlement purposes, such as agriculture and housing, on a phased basis subject to demand.

Reserving land for long-term use

The ministry adminsters 7,289 reserves for such diverse uses as gravel removal, road access, power transmission lines, public recreation and tree nurseries.

During the year, 222 new reserves were created over 1,888 hectares of upland and 64 hectares of aquatic land.

Two new ecological reserves were created, bringing the total number to 111 since the

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program's inception. The new reserve at Robson Bight at the mouth of the Tsitika River protects killer whales, and the reserve at McQueen Creek near Kamloops preserves a rare grassland site. A detailed classification system based on biogeoclimatic zones is being developed to complete the design of the ecological reserves system. This will assist in identifying future areas to be reserved.

Existing Tenures:

The ministry administers 22,449 existing tenures on Crown land including leases, licences, rights-of-way and easements for a variety of uses on both upland and aquatic land. During the year 5,163 of these were processed for such things as tenure renewal, rent review, assignment to others, etc., and involved an area of 145,685 hectares valued at at $89 million.

The ministry continued to increase its use of automated systems to ensure prompt handling of the large volume of tenures which it administers.

University Endowment Lands:

The feasibility of village municipal status for the 1,054 hectares in Vancouver's Point Grey area is still being studied in conjunction with the Incorporation Committee.

Upgrading of drainage and irrigation of the Westward Ho golf course progressed, and a geotechnical survey of the road surface on a number of residential streets was completed.

A provincial review of the park proposal of the Greater Vancouver Regional District was in progress.

Surveying:

Seven boundary disputes were resolved by the Surveyor-General, and surveys were completed for two subdivisions in the Kootenays and a proposed ecological reserve on Saltspring Island. Survey instructions were issued for 617 new surveys.

Land Disposition and Development:

Demand continued to be high for Crown land, and a total of 2,089 new dispositions were made during the year covering 43,348 hectares with an estimated value of $40 million. 75% of this land was for agriculture.

Tentative settlement of certain Indian Reserve cut-off claims was reached, subject to the Federal government passing legislation, and the province has agreed to return unalienated Crown land in the Penticton Indian Reserve to Canada in trust for the Band. An agreement was also reached with the Osoyoos Band for settlement of its claim to Dog Lake Indian Reserve.

The Land Application Appeal Committee continued to provide a forum for applicants wishing to appeal regional office decisions. Fifty-four requests were received, 26 of which were denied or settled at the regional level. Twenty requests proceeded through formal appeal, and eight are being reviewed.

Agriculture:

Three hundred dispositions were made of 34,160 hectares having an estimated value of $12 million, under the ministry's lease-develop-purchase program. The program requires

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agricultural development of 25% of the arable portion before the lessee can buy the land. Sixty percent of these dispositions were in the Omineca and Peace regions of the province.

Following successful completion of a Crown land plan covering an area near Prince George, 30,970 hectares were identified for agricultural use. To date 4,579 hectares have been disposed of, and over the next six years it is anticipated that 185 parcels totalling 25,876 hectares will be offered for lease-to-purchase.

One of Canada's largest recent agricultural developments was completed at McConachie Creek, near Fort Nelson. Seven thousand five hundred hectares were subdivided into 58 farms, and 35 of these farms were leased during the year. The balance will be offered more widely across the province during 1983.

Recreational lots:

Five hundred and thirty four people obtained recreational lots during the year covering an area of 1,586 hectares with an estimated value of $5.6 million. Nearly half of these lots were located in the Thompson-Okanagan area.

Shoreland lots are leased to retain the public's interest in a scarce resource, and upland lots are generally sold.

Community use:

Eighty-three new dispositions were made to community groups and local governments for a variety of uses. Seven hundred and twelve hectares were provided with an estimated value of $1.7 million.

Ski development:

The ministry reviewed 35 alpine ski projects, ranging in size from community recreation facilities to major multi-season resorts. Ski development agreements relating to the use of Crown land were signed with four individual resorts. These were the Azu project near Prince George, Silver Star Vernon, Panorama near Invermere, and Whistler near Vancouver. These agreements could generate a significant number of new jobs as development occurs.

Detailed tables on Crown land dispositions for the province and for each of the regional areas follow.

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Existing Tenure Portfolio

Program	Vancouver Island	Lower Mainland	Thompson-Okanagan	Kootenay
Upland				
Grazing	5	13	357	22
Agriculture Extensive	4	8	31	14
Recreation	238	808	1,219	354
Industrial-Commercial[1]	99	122	143	103
Community[2]	85	107	103	68
Linear Use	139	329	510	281
Sub Total	570	1,387	2,363	842
Aquatic Land				
Residential-Recreation[3]	152	282	6	3
Industrial-Commercial[4]	989	540	69	78
Sub Total	1,141	822	75	81
Reserves				
Upland & Aquatic Land	785	872	1,225	1,050
Total	2,496	3,081	3,663	1,973

1. Includes: Industrial, Commercial, Intensive Agriculture and Quarry Tenures.
2. Includes: Community Organizations and Institutional Tenures.
3. Includes: Residential, Recreation and Private Moorage Tenures.
4. Includes: Industrial, Commercial, Log Storage and Aquaculture Tenures.

LAND

Cariboo	Skeena	Omineca	Peace	Total
558	302	45	125	1,427
183	118	358	784	1,500
1,695	414	721	98	5,547
249	200	137	85	1,138
53	57	46	47	566
245	55	207	828	2,594
2,983	1,146	1,514	1,967	12,772
15	2	3	—	463
65	161	22	1	1,925
80	163	25	1	2,388
1,484	400	739	734	7,289
4,547	1,709	2,278	2,702	22,449

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Crown Grants Issued by Type, 1982/1983

	Type	Number	Hectares
A.	**Grants Made by Direct Sale**		
	Rural Land Purchases	447	19,586.3272
	Town Lot Purchases	53	--
	Preemptions	1	64.75
	Purchases under the Ministry of Lands, Parks and Housing Act	6	34.7960
	Exchanges	2	231.72
B.	**Free Crown Grants**		
	Provincial Crown Corporations	27	142.4664
	Municipalities & Regional Districts	30	691.4705
	Railway Companies	5	36.2836
	Miscellaneous	9	53.7450
	Total	580	20,841.5587

Crown Land Activity - Provincial Summary, April 1, 1982 to March 31, 1983

	New Crown Land Dispositions			Crown Land Administration	
	No. Of Dispositions	Total Area (ha)	Total Value $	No. Of Transactions	Total Area (ha)
Land					
Residential	-	-	-	879	681.0
Grazing	2	20.1	9,000	273	40,861.0
Agriculture-Extensive	261	33,902.3	11,911,474	639	79,540.5
Agriculture-Intensive	30	258.0	197,220	37	1,285.2
Recreational	534	1,586.5	5,612,870	910	571.3
Industrial	79	743.2	872,308	65	348.9
Commercial	112	957.6	3,112,389	173	2,042.6
Community Groups	25	171.6	688,910	40	539.0
Quarrying	173	2,916.8	8,811,122	51	1,235.9
Local Governments	52	541.0	1,048,040	78	793.9
Local Parks	6	98.0	585,000	-	-
Reserves	210	1,888.0	2,700,000	1,051	11,077.0
Linear Uses	317	743.4	1,128,840	163	1,134.5
Accretions & Boundary Adj.	21	1.9	7,000	-	-
Miscellaneous	73	255.9	892,205	87	1,058.5
Total	1,895	44,084.3	37,576,378	4,446	141,169.3
Foreshore					
Residential	-	-	-	8	.2
Recreational	1	.2	500	2	3.0
Private Moorage	94	17.0	239,400	84	33.3
Industrial	27	151.0	321,600	85	1,307.0
Commerical	35	40.9	696,700	206	217.0
Log Storage	28	187.8	469,960	157	1,548.0
Aquaculture	53	217.0	424,000	99	318.0
Reserves	12	64.0	53,100	41	118.0
Miscellaneous	15	14.7	176,000	35	972.0
Total	265	692.6	2,381,260	717	4,516.5
Grand Total	2,160	44,776.9	39,957,638	5,163	145,685.8

Crown Land Activity - Lower Mainland Region April 1, 1982 to March 31, 1983

	New Crown Land Dispositions			Crown Land Administration	
	No. Of Dispositions	Total Area (ha)	Total Value $	No. Of Transactions	Total Area (ha)
Land					
Residential	-	-	-	116	56.0
Grazing	1	20.0	8,000	1	14.0
Agriculture-Extensive	4	60.0	270,000	1	51.0
Agriculture-Intensive	4	25.0	51,000	4	59.0
Recreational	49	30.0	707,000	139	93.0
Industrial	5	15.0	86,000	14	35.0
Commercial	16	38.0	259,000	18	108.0
Community Groups	2	64.0	156,000	3	7.0
Quarrying	46	43.0	175,000	17	524.0
Local Governments	8	17.0	77,000	8	5.0
Local Parks	2	20.0	60,000	-	-
Reserves	9	50.0	-	124	11,062.0
Linear Uses	43	135.0	-	1	25.0
Accretions & Boundary Adj.	1	1.0	7,000	-	-
Miscellaneous	13	34.0	60,000	32	142.0
Total	203	552.0	1,916,000	478	12,181.0
Foreshore					
Residential	-	-	-	-	-
Recreational	-	-	-	-	-
Private Moorage	47	14.0	180,000	58	21.0
Industrial	1	3.0	13,500	4	17.0
Commerical	3	4.0	4,500	52	118.0
Log Storage	14	65.0	24,000	78	765.0
Aquaculture	9	66.0	190,000	32	82.0
Reserves	2	64.0	53,100	36	118.0
Miscellaneous	2	2.0	10,000	17	951.0
Total	78	218.0	475,100	277	2,072.0
Grand Total	281	770.0	2,391,100	755	14,253.0

Grand Total	281	770.0	2,391,100	755	14,253.0

Crown Land Activity - Omineca Region, April 1, 1982 to March 31, 1983

	New Crown Land Dispositions			Crown Land Administration	
	No. Of Dispositions	Total Area (ha)	Total Value $	No. Of Transactions	Total Area (ha)
Land					
Residential	-	-	-	42	35.4
Grazing	-	-	-	2	492.0
Agriculture-Extensive	103	11,050.0	5,595,900	102	10,530.0
Agriculture-Intensive	4	16.2	10,650	3	29.0
Recreational	61	26.3	728,800	233	110.0
Industrial	4	212.0	219,500	2	2.8
Commercial	32	74.6	541,500	39	114.4
Community Groups	1	.9	36,000	3	31.0
Quarrying	10	145.1	169,800	1	3.0
Local Governments	9	259.0	362,400	5	206.4
Local Parks	-	-	-	-	-
Reserves	26	-	-	102	-
Linear Uses	40	184.0	840	15	75.1
Accretions & Boundary Adj.	1	-	-	-	-
Miscellaneous	1	13.6	35,000	2	14.5
Total	292	11,981.7	7,700,390	551	11,643.6
Foreshore					
Residential	-	-	-	-	-
Recreational	-	-	-	-	-
Private Moorage	-	-	-	-	-
Industrial	-	-	-	-	-
Commerical	-	-	-	-	-
Log Storage	-	-	-	-	-
Aquaculture	-	-	-	-	-
Reserves	-	-	-	-	-
Miscellaneous	-	-	-	-	-
Total	-	-	-	-	-
Grand Total	292	11,981.7	7,700,390	551	11,643.6

Crown Land Activity - Peace Region, April 1, 1982 to March 31, 1983	New Crown Land Dispositions			Crown Land Administration	
	No. Of Dispositions	Total Area (ha)	Total Value $	No. Of Transactions	Total Area (ha)
Land					
Residential	-	-	-	61	101.0
Grazing	-	-	-	5	317.0
Agriculture-Extensive	76	9,568.0	2,693,464	384	57,938.0
Agriculture-Intensive	3	18.0	18,960	10	48.0
Recreational	1	4.0	-	1	7.0
Industrial	36	358.4	283,758	3	15.0
Commercial	16	74.2	43,019	6	22.0
Community Groups	3	10.0	8,820	1	78.0
Quarrying	61	254.1	135,172	-	-
Local Governments	6	60.0	-	4	6.0
Local Parks	1	22.0	-	-	-
Reserves	32	-	-	33	-
Linear Uses	101	-	-	2	5.0
Accretions & Boundary Adj.	-	-	-	-	-
Miscellaneous	1	5.0	5,000	3	24.0
Total	337	10,373.7	3,188,193	513	58,561.0
Foreshore					
Residential	-	-	-	-	-
Recreational	-	-	-	-	-
Private Moorage	-	-	-	-	-
Industrial	-	-	-	-	-
Commerical	-	-	-	-	-
Log Storage	-	-	-	-	-
Aquaculture	-	-	-	-	-
Reserves	-	-	-	-	-
Miscellaneous	-	-	-	-	-
Total	-	-	-	-	-
Grand Total	337	10,373.7	3,188,193	513	58,561.0

	337	10,373.7	3,188,193	513	58,561.0

Crown Land Activity - Skeena Region, April 1, 1982 to March 31, 1983

	New Crown Land Dispositions			Crown Land Administration	
	No. Of Dispositions	Total Area (ha)	Total Value $	No. Of Transactions	Total Area (ha)
Land					
Residential	-	-	-	139	90.0
Grazing	-	-	-	35	4,820.0
Agriculture-Extensive	9	847.0	404,900	49	3,770.0
Agriculture-Intensive	8	120.0	70,800	4	58.0
Recreational	55	11.0	656,300	69	33.0
Industrial	12	14.0	60,900	17	113.0
Commercial	4	7.0	21,600	29	60.0
Community Groups	2	28.0	52,700	5	34.0
Quarrying	8	50.0	50,000	5	89.0
Local Governments	1	-	1,190	10	22.0
Local Parks	-	-	-	-	-
Reserves	39	-	-	62	-
Linear Uses	18	30.0	-	25	824.0
Accretions & Boundary Adj.	-	-	-	-	-
Miscellaneous	8	5.0	140,500	4	6.0
Total	164	1,112.0	1,458,890	453	9,919.0
Foreshore					
Residential	-	-	-	-	-
Recreational	-	-	-	-	-
Private Moorage	1	-	1,400	2	3.0
Industrial	3	46.0	86,100	8	120.0
Commercial	1	.9	200	1	4.0
Log Storage	1	6.8	24,200	5	111.0
Aquaculture	-	-	-	-	-
Reserves	-	-	-	-	-
Miscellaneous	-	-	-	2	7.0
Total	6	53.7	111,900	18	245.0
Grand Total	170	1,165.7	1,570,790	471	10,164.0

Crown Land Activity - Thompson-Okanagan Region, April 1, 1982 to March 31, 1983

	New Crown Land Dispositions			Crown Land Administration	
	No. Of Dispositions	Total Area (ha)	Total Value $	No. Of Transactions	Total Area (ha)
Land					
Residential	-	-	-	205	67.8
Grazing	-	-	-	31	22,177.9
Agriculture-Extensive	4	92.3	78,050	7	376.5
Agriculture-Intensive	4	26.6	19,810	6	243.2
Recreational	249	1,456.3	2,210,130	149	189.3
Industrial	1	-	-	6	81.0
Commercial	13	330.9	24,800	25	111.5
Community Groups	6	32.4	214,090	8	14.5
Quarrying	8	45.1	2,850	4	30.9
Local Governments	15	187.0	317,450	20	394.9
Local Parks	-	-	-	-	-
Reserves	38	-	-	17	-
Linear Uses	25	26.9	-	59	153.0
Accretions & Boundary Adj.	1	.9	-	-	-
Miscellaneous	11	7.6	68,735	14	684.9
Total	375	2,206.0	2,935,915	551	24,525.4
Foreshore					
Residential	-	-	-	-	-
Recreational	-	-	-	-	-
Private Moorage	-	-	-	1	.1
Industrial	-	-	-	-	-
Commerical	-	-	-	9	2.0
Log Storage	-	-	-	6	74.0
Aquaculture	-	-	-	-	-
Reserves	-	-	-	1	-
Miscellaneous	-	-	-	1	-
Total	-	-	-	18	76.1
Grand Total	375	2,206.0	2,935,915	569	24,601.5

Grand Total	375	2,206.0	2,935,915	569	24,601.5

Crown Land Activity - Vancouver Island Region, April 1, 1982 to March 31, 1983

	New Crown Land Dispositions			Crown Land Administration	
	No. Of Dispositions	Total Area (ha)	Total Value $	No. Of Transactions	Total Area (Ha)
Land					
Residential	-	-	-	47	78.8
Grazing	1	.1	1,000	1	17.1
Agriculture-Extensive	-	-	-	2	70.0
Agriculture-Intensive	2	9.8	5,000	-	-
Recreational	20	8.0	200,000	31	4.0
Industrial	2	7.0	14,000	10	81.1
Commercial	2	240.0	2,000,000	8	16.7
Community Groups	3	5.3	147,000	8	51.5
Quarrying	4	10.5	62,000	10	161.0
Local Governments	5	4.0	225,000	20	74.6
Local Parks	2	50.0	425,000	-	-
Reserves	24	1,250.0	2,700,000	-	-
Linear Uses	14	6.5	1,073,000	25	48.0
Accretions & Boundary Adj.	17	-	-	-	-
Miscellaneous	1	29.0	128,000	6	11.1
Total	97	1,620.2	6,980,000	168	613.9
Foreshore					
Residential	-	-	-	8	.2
Recreational	1	.2	500	2	3.0
Private Moorage	46	3.0	58,000	23	9.2
Industrial	22	92.0	202,000	61	871.0
Commerical	31	36.0	692,000	139	89.0
Log Storage	11	94.0	369,000	64	576.0
Aquaculture	44	151.0	234,000	66	236.0
Reserves	10	-	-	4	-
Miscellaneous	10	5.8	166,000	14	11.0
Total	175	382.0	1,721,500	381	1,795.4
Grand Total	272	2,002.2	8,701,500	549	2,409.3

PARKS AND OUTDOOR RECREATION

Overview:

British Columbia's provincial park system provides a spectrum of natural beauty, breathtaking scenery and opportunities for outdoor enjoyment and recreation. It is this magnet that drew 15.5 million visitors to provincial parks last year, despite a general decline in tourism.

A ministry survey on park use indicated that nine out of 10 people surveyed had used provincial parks, 64% of them in 1982, and only 4% said they are not likely to use the parks in the future.

Five percent of the province's Crown land has been set aside to provide recreational opportunities and to conserve the natural, scenic and historic features of the province in a dynamic park system. There are 368 parks in the provincial system, including recreation areas and a wilderness conservancy.

In the past year two large new parks were created. Mount Terry Fox Provincial Park was created to honour the late athlete Terry Fox. The Valhalla Provincial Park was established to provide long-term protection to one of the most spectacular scenic areas in the province.

Land acquisition for Pacific Rim National Park proceeded, and 89 properties were transferred to the Federal government. The question of compensation for forestry tenures within the park remained unresolved at year's end.

Protection and management of the Alexander Mackenzie Grease Trail was the subject of a federal/provincial agreement during the year. The ministry will be responsible for coordinating the development and implementation of a management plan for the Trail.

No private land was purchased for the park system last year, and budget restraints restricted new facilities to completing those started the previous year.

Concessionaires and volunteers provided substantial assistance in the provision of services in parks last year, and the ministry will assess the possible expansion of services by the private sector and voluntary and non-profit service groups during the coming year.

The Provincial Park System:

The ministry's conservation objectives for the park system are that it should contain representative samples of most of the province's 52 types of natural landscapes, sites of outstanding recreation and scenic value, special natural and historic features, and sites for a touring system of parks.

Many of the important natural landscapes are already represented in the park system, but 10 landscapes require additional representation. In addition about 30 areas are being reviewed because of their special natural features or outstanding recreation potential, and several of these are being studied under the ministry's Deferred Area Planning Program.

Land added to the park system last year was mainly Crown land, except for two parcels which were donated. The Roman Catholic Diocese of Kootenay donated one hectare to Fort Steele Historic Park and B.C. Hydro donated five hectares to the Columbia View

Provincial Park.

In addition to the Mount Terry Fox and Valhalla Provincial Park, two small parks were created to facilitate river and lake boating. These were the East Pine Provincial Park near Chetwynd and MacDonald Creek Provincial Park on the Arrow Reservoir.

Provincial Parks at March 31, 1983:

Classification	Number	Hectares
Class "A" Parks	291	3,019,136
Class "B" Parks	4	1,229,782
Class "C" Parks	42	1,289
Total Parks	337	4,250,207
Recreation Areas	30	230,494
Wilderness Conservancies	1	131,523
TOTAL	368	4,612,224

A copy of the Provincial Park Registry list, detailing characteristics of each park is available on request from the Ministry of Lands, Parks and Housing, Victoria, B.C.

- **Park Facilities:**

Budget restraints limited funding to the completion of new facilities which had been started the previous year, and the most essential renovations and repairs necessary to ensure public and employee safety.

$613,000 was spent on completing eight new facilities, and $1,146,000 was spent on 19 major maintenance projects.

In addition $527,000 was spent on park developments on the Mica and Arrow Reservoirs as partial compensation for lost recreational opportunities in the flooding of these valleys. Facilities under construction include campgrounds, boat launches, picnicking and swimming areas, which will be completed next year.

Parkland Acquisition: Provincial Funding and Outside Agency Funding

	Ministry of Lands, Parks & Housing	Outside Agencies	Total
1982	$ 0.00	$ 0.00	$ 0.00
1981	254,752.92	0.00	254,752.92
1980	935,309.00	0.00	935,309.00
1979	602,285.87	952,000.00	1,554,285.87
1978	2,169,590.87	1,025,264.63	3,194,855.50
1977	446,218.89	72,000.00	518,218.89

PARKS AND OUTDOOR RECREATION

The three major downhill ski park facilities in the Lower Mainland - Cypress, Manning Park Lodge and Manning Park - continued to operate on a business-like basis.

Facilities, Attendance, Revenues

Yearly Comparison - Provincial Totals

Facilities:	**1978**	**1979**	**1980**	**1981**	**1982**
Parks	346	352	356	368	368
Hectares	4,534,420	4,538,943	4,539,985	4,559,283	4,612,224
Campsites	9,281	9,696	10,003	10,480	10,554
Boat Ramps	84	88	91	100	99
Trails (km)	2,154	2,220	2,292	2,270	2,278
Roads	642	678	704	743	786
Attendance:					
Campground Use	1,660,301	2,127,116	2,342,737	2,437,973	2,289,853
Day Use	6,505,175	12,066,604	12,373,652	13,613,870	13,042,603
Boating Use	80,352	179,197	196,752	198,563	241,190
Total Visitation	8,245,828	14,372,917	14,913,141	16,250,406	15,573,646
Revenue:					
Campground	$1,221,027	$1,392,783	$2,194,641	$2,490,147	$2,836,626
Park Use Permits	196,329	161,003	178,785	73,238	77,587
Concession	-	-	147,327	204,426	139,000
Total*	$1,417,356	$1,553,786	$2,520,753	$2,767,811	$3,053,213

* Excluding park enterprises revenues

PARKS AND OUTDOOR RECREATION

Resource Management:

Activity was limited to the administration of park and resource use permits and the most essential wildlife inventories and forest sanitation projects.

There are currently within the park system 265 permits for commercial purposes, 158 permits for private purposes (cabins, access roads, etc.) and 75 permits for a range of miscellaneous uses (research, movie production, etc.).

Visitor Services:

Approximately 15.5 million visits were recorded last year, which represents a slight decline from the previous year.

A ministry survey revealed that people are very proud of their parks, place a high value on their naturalness and are opposed to commercial developments. The survey reflected that people are very satisfied with the manner in which parks are managed and serviced, which is a credit to ministry employees, park concessionaires and volunteers.

The ministry will be looking to expand the use of volunteer and non-profit service groups to supply services. In 1982, 1,273 people contributed 42,547 hours of labour to park projects and services.

Regional & Community Park Assistance:

$1.2 million was granted to 22 communities and regional districts to assist them in purchasing land for park use. The grant program has now been suspended due to fiscal restraint.

However, Crown land will continue to be made available for park use wherever possible. During the year, 333.54 hectares were given to 19 municipalities at no cost for local park and recreation purposes. This land had an estimated value of $3.5 million.

Outdoor Recreation:

In British Columbia, three levels of government, the private sector and public groups are all involved in providing safe recreational opportunities. The ministry is working towards providing a cooperative liason function for these government and private agencies, to provide the best level of service to the public in its use of the outdoors.

During the year, an effective method for assessing outdoor recreation features was developed. This will assist government and the private sector to assess recreation capabilities of different landscapes and features.

A discussion paper on trail and river recreation was published as a first step towards development of a provincial policy for designating certain trails and rivers as recreational corridors.

An outdoor recreation sign manual was published to promote the use of standard internationally recognized signs throughout the province.

Technical assistance in evaluating outdoor recreation resources was provided for 44 resource use proposals on Crown land. These included proposed reservoirs, thermal generation sites, planned transmission routes, mining projects, railway lines, etc.

PARKS AND OUTDOOR RECREATION

A booklet was published detailing all the boating restrictions in place on waterways in the province. New Safety regulations were established governing river rafting which resulted in the certification of 93 river rafting guides and 19 companies to operate on certain "white water" rivers in the province.

Approximately $70,000 was provided to 13 non-profit organizations for a variety of projects ranging from trail construction to the development of educational courses in wilderness travel and first aid.

HOUSING

Overview:

The ministry continued to pursue its two main housing thrusts during the year. These are to support home ownership as a stabilizing force for the family and community, and to ensure an adequate supply of serviced land to meet demand without distorting land values.

Home ownership continues to be the preferred option for most Canadians, and the past year has seen dramatic changes in the construction and affordability of homes for sale. At the beginning of the year, the economic recession and high interest rates created construction and affordability problems. Record interest rates caused severe problems for people with existing mortgages, which prompted the introduction of a mortgage relief program.

In the first quarter of 1983, substantial drops in interest rates stimulated a surge in construction and sales, while downward prices reflected the consumer's ability to choose from a large inventory. Demand for the ministry's home purchase assistance programs has resulted in new records for the year.

The ministry continues to support the housing industry in its efforts to provide the kind of housing British Columbians want, either for sale or rent, as the most effective means of supply from a cost, time and variety perspective.

At the same time it is recognized that some aspects of housing can only be provided directly by the government, either for reasons of scale such as large land development projects, or for economic reasons to serve people with special needs such as the elderly and handicapped.

Substantial progress has been achieved in the land development projects in the Northeast Sector of the Greater Vancouver area, leading to the first land sales in the Riverview subdivision in Coquitlam. Planning and servicing studies are underway and should be completed in 1983 for the Westwood Plateau. The Westwood Plateau has approximately 800 developable hectares capable of providing 5,000 to 7,000 housing units. Full development will take 15 to 20 years.

Construction of seniors and cooperative housing has started on the Songhees site in Victoria, and planning is proceeding on the waterfront section of this 35 hectare site.

Housing conditions are continually monitored to determine the need for any government action, and a statistical quarterly is produced for the housing industry providing insight into housing needs.

A review of the government's social housing policy has been initiated in cooperation with the Ministries of Human Resources and Health.

During the year, 23 senior citizen projects were completed to provide 873 housing units. In addition, 18 housing projects were approved for 100 handicapped people, some specially designed to accommodate those in wheelchairs.

Residential Land Development:

An adequate supply of serviced land is necessary in all parts of the province, to allow the housing industry to respond quickly to increased demand and to help reduce sharp price increases in land when demand is high. Three programs work towards achieving this goal.

HOUSING

* **Residential Land Development Program** provides Crown land and/or financing to allow municipalities to develop subdivisions. The lots created are sold by the municipality and the funds received used to repay the provincial loan. During the year there were 40 active agreements under this program with a potential for 2,400 single family lots and 1,000 multiple housing units. Total budget for these projects is $44.5 million.

* **Land Servicing Program** provides funds to municipalities for off-site services required prior to development of public or privately owned land. During the year there were 13 active agreements under this program involving 2,080 hectares of land with the potential for 28,760 lots. The total budget is $23.5 million. Cost of these services is recovered by a municipal levy on benefitting land owners.

* **Rural Residential Program** provides Crown land for subdivisions where an adequate supply of private land is not available. Twenty-six projects were underway during the year, for a total budget of $5.5 million.

The following provide examples of how our programs are being used to meet our goal of an adequate supply of serviced land for housing:

Northeast Sector, Greater Vancouver:

A major contribution to land supply in the Greater Vancouver area will be provided by the development of 2,300 hectares (5,700 acres) located at Riverview Heights, Westwood Plateau, the north shore of Port Moody and Burke Mountain.

Riverview Heights (120 hectares) has an approved Community Plan for 1,050 housing units, a 20 hectare park and a school site. Servicing of Phase I has been completed with 160 single family lots, one townhouse site and two apartment sites. Seventy-eight lots were offered by lot draw in February, 1983 of which 57 were sold at prices ranging from $50,000 to $57,000.

Eight hundred hectares of Crown land located at Westwood Plateau, north of Coquitlam Town Centre, has a potential for 5,000 to 7,000 housing units. A Community Plan is expected to be completed during 1983, and servicing of the first 20 hectares will follow.

Funding is being provided by the ministry to develop 200 hectares on the north shore of Port Moody for a possible 3,000 housing units. Development began in 1976, producing 400 lots thus far, and completion is anticipated by 1990.

Songhees Project, Victoria:

This involves redevelopment of 35 hectares of land west of Victoria Harbour. In December, construction began on a 75 unit seniors and a 76 unit cooperative housing project. During the past year, the focus has been on planning the waterfront section with the participation of the City of Victoria. Redevelopment of the total area could provide 2,500 housing units in addition to recreation, parkland and industrial sites.

HOUSING

Prince Rupert:

Six projects with the city of Prince Rupert involve provincial financing totalling $10.85 million. These projects cover 75 hectares of land with a potential for 440 single family lots and 437 multiple housing units. These provincial funds are making a significant contribution towards meeting housing demands resulting from the growth of the port of Prince Rupert.

Williams Lake:

In 1980, the ministry purchased 91.5 hectares of land on the west side of Williams Lake from B.C. Rail. The land has a potential for 1,100 housing units. Funding was recently approved to enable the City of Williams Lake to conduct a comprehensive servicing and development plan to enable phased development of this land over the coming years as the City grows.

Home Ownership Assistance Programs:

In response to record high interest rates being suffered by those with existing mortgages, the three year BC Home Program was introduced in October providing monthly payments to reduce interest rates by a maximum of six percentage points. Benefits are in the form of an interest free loan. $40 million in loans was provided to 50,000 homeowners for the first six months of the program.

A record 19,445 home buyers received first home grants or second mortgages, the largest total for any year since the introduction of these programs. This was attributed to an increase in demand produced by declining house prices and interest rates. The maximum rate of 15% on the $10,000 second mortgage also contributed to demand when interest rates were high.

Conversion Assistance:

To promote more efficient use of existing housing, the rental unit conversion program provides loans in the form of a mortgage to create rental units from an existing home. During the year eligibility was extended to commercial and industrial buildings, which helped to create 130 new rental units at costs generally below those for new construction.

Building Code guidelines for commercial and industrial buildings now being developed with the Ministry of Municipal Affairs are expected to be available soon, and it is anticipated they will provide renewed impetus to this program.

Social Housing Programs:

These programs are for those whose housing needs cannot be met by the private market, either because of special design requirements, lack of income or a combination of these factors.

Prior to 1978, the Provincial and Federal governments jointly funded the construction of public housing for seniors and families, and the Province also funded some additional units. These 8,039 housing units are managed by the British Columbia Housing Management Commission, 3,598 for low income families and 4,441 for senior citizens. Provincial operating subsidies for these units amounted to $13.2 million for the year ended December 31, 1982.

HOUSING

In addition, the Province provided rent supplements totalling $2,382,000 for 5,236 senior citizens units managed by non-profit societies.

Under a Federal-Provincial agreement signed in 1979, the Federal government assumed responsibility for family housing, and the Provincial government undertook to provide for the housing needs of the elderly and handicapped. These needs were met through the following programs:

Senior Citizen Housing:

The Province funds non-profit societies who wish to build and manage rental projects for seniors. Assistance is in the form of a grant of one-third the cost of construction, and land if required. Rent subsidies are provided to ensure tenants pay affordable rents. During the year, 23 projects were completed producing 873 units of housing. The cost of grants to societies for the year totalled $6,974 million, and land valued at $1.9 million was leased to societies.

To date 1,455 units have been completed under this program and rent supplements supplied for 1982 amounted to $264,411.

The Glenshiel Hotel in Victoria, a seniors residential hotel, was being extensively renovated during the year. When renovations are completed in August 1983, an additional 44 units of seniors housing will be available for those who prefer a residential hotel environment.

Handicapped Housing:

Funds are provided to non-profit societies to produce specially designed units for the handicapped. During the year, 100 housing units were approved, including 12 group homes for 61 wheelchair dependent people, and six supportive housing projects suitable for 39 people with mental disabilities.

Subsidies totalling $870,925 were provided to 223 housing units in 1982 to ensure tenants could afford rents.

Mobile Home Registry:

The registry continued to provide a service to 55,351 mobile homes registered as at March 31, 1983. The following transactions were fulfilled during the year:

Initial Ownership Registration	2,371
Transfers of Ownership	13,243
Security Instruments Registered	7,946
Discharges of Security Instruments	5,749
Transport Permits	5,981
Certificates of Search	19,552
Copies of Documents	20,174

Following discussions with the manufactured housing industry, and as part of a government-wide move to simplify registries, the Mobile Home Registry was transferred to the Ministry of Consumer and Corporate Affairs on April 1, 1983.

HOUSING

Home Ownership Assistance:

1. BC Home Program:

Region	No. of Clients	$ Value of Loans	Repayments
Vancouver Island	9,712	7,782,000	80,500
Lower Mainland	28,670	22,985,000	237,800
Other Areas	11,650	9,346,000	96,700
Provincial Total:	50,032	$40,113,000	$415,000

2. Home Purchase Assistance Programs:

Region	First Home Grants		Family First Home Grants		B.C. Second Mortgage	
	#	$	#	$	#	$
Kootenay	414	414,000	395	987,000	276	2,746,000
Lower Mainland	2,863	2,863,000	2,886	7,215,000	4,961	49,357,000
Cariboo	126	126,000	149	372,000	182	1,811,000
Omineca	265	265,000	276	690,000	388	3,860,000
Peace	124	124,000	142	355,000	141	1,403,000
Skeena	262	262,000	271	677,500	154	1,532,000
Thompson-Okanagan	566	566,000	665	1,662,500	670	6,666,000
Vancouver Island	865	865,000	907	2,267,000	1,497	14,895,000
Provincial Total:	5,485	5,485,000	5,691	14,226,000	8,269	82,270,000

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B. Rental Conversion Assistance:

Rental Unit Conversion Loan Program:

Location	Approved 1982-83		Approved Since Program Inception	
	Units Created	Loans Given	Units Created	Loans Given
Vancouver Island	61	$1,075,600	334	$ 4,861,600
Lower Mainland	62	1,100,000	362	5,205,982
Other Areas	6	117,600	48	1,053,100
Provincial Total:	129	$2,293,200	744	$11,120,682

C. Special Needs Housing:

1. Senior Citizen Housing Construction Program:

Region	1982 - 83		Totals Since Province Assumed Responsibility For Program in 1979	
	Units Completed	$ Grants	Units Completed	$ Grants
Kootenay	103	481,287	190	2,122,730
Lower Mainland	446	2,246,170	588	8,953,778
Cariboo	-	581,524	17	823,117
Omineca	92	184,597	107	1,636,000
Peace	62	892,825	153	1,885,059
Skeena	-	-	12	156,000
Thompson-Okanagan	118	1,027,734	189	2,147,881
Vancouver Island	52	1,559,498	199	2,982,449
Provincial Total:	873	6,973,635	1,455	20,707,014

HOUSING

2. Rental Housing Assistance For Disabled Persons:

	1982/83 Project Approvals		Totals Since Program Inception in 1979[1]		
Region	**Group Homes**	**Persons Housed**	**Group Homes**	**Apartment Units**	**Persons Housed**
Lower Mainland	9	47	42	104	302
Vancouver Island	1	19	6	40	84
Other Areas	8	34	17	18	108
Provincial Total	18	100	65	162[2]	494

1 Includes 101 special design units in 11 larger government supported community housing projects.

2 In addition, 456 special design units have been constructed in senior citizen housing projects throughout B.C.

HOUSING

Remote Residential Lot Dispositions

(Land Act)

Region	No.	Area in Hectares	Land Value
Cariboo	41	138.8	$ 454,710
Kootenay	22	28.0	105,000
Lower Mainland	26	68.0	453,000
Omineca	18	24.8	140,100
Peace	16	73.0	193,419
Skeena	8	12.0	44,100
Thompson-Okanagan	9	165.9	80,721
Vancouver Island	11	13.1	192,000
Total	151	523.6	$1,663,050

HOUSING

Land Development Program

Community	Loans To Date	Repayments To Date	Total SFL/MFU In Projects		Sales To Date	
			*SFL	1 MFU	SFL	MFU
Tahsis	$ 306,120	$ 52,890	41	0	5	0
Ucluelet	365,300	61,600	30	1	4	0
Alert Bay	143,411	113,600	22	0	9	0
Zeballos	175,989	74,800	23	0	0	0
Lillooet	588,843	538,893	31	0	31	0
Logan Lake	6,216,547	5,477,144	474	2	361	0
Ashcroft	425,049	0	25	0	0	0
Whistler	110,828	0	15	109	0	0
Kimberley	978,676	426,035	81	5	13	0
Fraser Lake	393,183	251,051	49	30	21	30
MacKenzie	7,600	0	41	0	0	0
Tete Jaune	217,713	85,500	24	0	5	0
McLeod Lake	268,723	15,000	24	0	1	0
Prince Rupert	12,492,258	6,809,420	424	437	273	0
Terrace	33,450	39,622	16	0	14	0
Kitimat	955,302	709,617	65	0	25	0
Port Edward	937,984	72,330	59	0	5	0
Houston	1,730,830	82,600	105	120	4	0
Masset	103,951	18,000	42	0	4	0
Hazelton	143,300	116,600	27	0	18	0
Queen Charlotte City	295,153	3,720	14	0	3	0
Chetwynd	2,287,113	992,240	167	47	82	12
Fort Nelson	3,343,983	1,220,844	218	0	92	0
Elkford	4,779,399	4,834,475	324	309	206	78
Golden	492,375	240,990	50	0	16	0
Totals	$37,793,080	$22,236,971	2,391	1,060	1,192	120

* Single Family Lots

1 Multi Family Units

HOUSING

Land Servicing Program

Community	Loans To Date	Repayments To Date	Total SFL/MFU In Projects	
			SFL	MFU
Comox	$ 53,900	$ 57,624	525	0
Surrey	7,941,964	2,584,203	5,212	0
Pitt Meadows	601,000	257,376	100	1,400
Richmond	3,772,828	2,613,925	16,000	0
Whistler	852,178	296,811	1,500	0
Sparwood	0	0	500	0
Williams Lake	354,651	208,008	523	0
Port Moody	4,910,087	0	3,000	0
Totals	$18,486,608	$6,017,947	27,360	1,400

Major Land Sale Projects

Community	Expenditures To Date	Revenue To Date	Total In Projects		Sales to Date.	
			SFU	MFU	SFU	MFU
Songhees (Victoria)	$ 1,071,481	$ 1,883,680*	0	2,500	0	76
Harold Winch Park (Burnaby)	11,940,864	13,860,848	0	1,378	0	897
Tumbler Ridge Townsite	0	0	1,537	713	461	570
Riverview Heights (Coquitlam)	8,834,432	53,000	770	279	1	0
Westwood Plateau (Coquitlam)	513,551	0	750	0	0	0
Totals	$22,360,328	$15,797,528	3,057	4,870	462	1,543

* Includes $1,311,000 revenue from sale to Tyee Housing Co-operative.

HOUSING

Rural Residential Program

Community	Expenditures To Date	Revenues To Date	Total Lots In Projects	Lots Sold To Date
S. Wellington	$ 20,892	$ 200	8	0
Garibaldi	2,492,824	218,875	94	0
Wasa	2,051	0	6	0
Winlaw	4,391	36,103	5	3
Ymir	1,390	4,500	10	1
Baynes Lake	11,488	0	13	0
Elko	150	0	13	0
Alexis Creek	214,760	75,000	21	5
Morehead Lake	61,329	10,530	12	1
Riske Creek	18,206	0	12	0
Bear Lake	86,358	18,497	35	4
Topley	65,347	12,554	7	1
Dease Lake	56,944	85,355	21	11
Atlin	100,549	0	23	0
Good Hope Lake	85,822	46,753	19	7
Miller Creek	342,503	0	23	0
Wonowon	127,769	26,700	20	3
Graham Halfway	76,553	38,695	14	7
Lynx Creek	105,835	107,840	27	11
Prophet River	70,524	0	14	0
Mile 63.5	116,654	345,921	24	16
Mile 308-311	108,552	226,761	15	11
Totals	$ 4,170,891	$ 1,254,284	436	81

CROWN CORPORATIONS AND COMMISSIONS

British Columbia Housing Management Commission

Board of Commissioners:

Mary H. Kerr, Chairman
John C. Johnston, Vice Chairman
W. Andrew J. Armitage
Margaret Cleaveley
Myril Jackson
Louise Jordison
David Fraser
Duncan McDougall
Bruce Quigg

British Columbia Housing Management Commission is an agency of the province authorized by Order-in-Council No. 2388 dated September 7, 1978, and is accountable to the Minister of Lands, Parks and Housing.

The main purpose of the Commission is to manage provincial and federal/provincial rental housing and to administer the province's rent supplement program.

Fire and safety equipment continues to be a high priority in the 8,048 units of housing managed by the Commission, exemplified by the recent installation of a sprinkler system in the Little Mountain housing project in Vancouver.

With tenant participation, an energy conservation program has been introduced to reduce escalating energy costs. The first year of the program has resulted in a saving of $77,000, and the program will now move to streamlining heating and lighting systems.

Residents and staff participated in the successful renovation of the Skeena Terrace housing project in Vancouver which was completed during the year. Major renovations continued at the Glenshiel Hotel in Victoria and are expected to be completed in August, 1983, at which time it should provide accommodation for an additional 44 senior citizens.

The Commission issues its own Annual Report for each calendar year.

Provincial Rental Housing Corporation

Directors:

John C. Johnston
Malcolm McAvity
M.V. Collins
W. Andrew J. Armitage

Officers:

John C. Johnston,
President
Malcolm McAvity,
Secretary

The Provincial Rental Housing Corporation is wholly owned by the province and holds the provincial interest in most of the public rental housing facilities designed for low income families and senior citizens and located through the province. It was designated as a housing corporation under Section 6 of the then Department of Housing Act on March 23, 1976 by virtue of Order-in-Council number 986.

Funds necessary to the acquisition of the interest in these properties were provided by loans at interest from Canada Mortgage and Housing Corporation and the Housing Fund of the ministry, aggregating $111.1 million over the period to end 1982.

CROWN CORPORATIONS AND COMMISSIONS

As of December 31, 1982, the investment of the corporation in this subsidized rental housing amounted to $88.9 million, comprising 98 properties containing 7,844 rental units. Loans had been reduced to $74.9 million, resulting in an equity on cost of $14.0 million.

Revenue of the corporation is produced by annual charges to the rental operations, administered by British Columbia Housing Management Commission, and after providing for loan interest expense and administrative costs, has resulted in an excess of revenue amounting to $11.6 million during the seven years of operation. This excess of revenue is treated as a reduction of investment in rental housing.

Report as of December 31, 1982.

Housing Corporation of British Columbia

Directors:

Hon. James R. Chabot
Thomas A. Toynbee
W. Andrew J. Armitage
Alan S. Spiro

Officers:

Thomas A. Toynbee, Chairman of the Board
W. Andrew J. Armitage, President & Secretary

The Housing Corporation of British Columbia was incorporated March 17, 1967 under the Companies Act of the Province of British Columbia. It is a Crown-owned company that operated both in the housing development market and as a development and service contract agent for the ministry. In September 1978, a decision was made to dispose of the corporation's assets and cease operations. Since that date an orderly wind-up of the corporation has been taking place.

At the end of the corporation's fiscal year (October 31, 1982), assets totalled $4.3 million, the majority of which were held as bank term deposits and motgages receivable. Net earnings for the year totalled $467,000.

The corporation has declared a total of $11 million in dividends to date of which $3 million was paid during the current fiscal year and the balance in prior years. Shareholder equity stood at $4.1 million at the fiscal year end.

The directors anticipate formal wind-up under Sections 291 and 292 of the Companies Act will commence prior to the 1983 fiscal year end. Until that time the remaining administrative functions continue to be handled by the corporation's accountants.

W.L.C. Developments Ltd.

Directors:

Beverley J. Hallam, Consulex Limited
John C. Johnston, Deputy Minister, Lands, Parks and Housing
Chester A. Johnson, President and Chief Executive Officer, West Fraser Timber Co. Ltd.
Peter Martin, Vice-President, Western Region, Four Seasons Hotel
Wendy McDonald, President, B.C. Bearing Engineers Ltd.
Edward A. Odishaw, Barrister and Solicitor, Swinton & Company
Michael S. Rogers, Vice-President, Marketing & Consumer Services, Bank of British Columbia
Malcolm Wickson, President, Malcam Properties Ltd.
L. Allan Williams, Q.C.

Interim General Manager: Christopher O. Gray

CROWN CORPORATIONS AND COMMISSIONS

W.L.C. Developments Ltd. was established in January 1983, under the Companies Act of British Columbia. It is a Crown-owned company with a government-appointed board of directors formed to administer and develop, through efficient financial and administrative management, the facilities and assets of the company and to maintain financial stability in all its operations.

Agreement has been reached with creditors of the former Whistler Village Land Company as the first stage of a long-term strategy for the financial stability of W.L.C. Developments Ltd.

Ministry of Lands, Parks and Housing
ACTS AND REGULATIONS ADMINISTERED

Acts and Regulations which fall under the Ministry's Administration are:

Architects (Landscape) Act
Ecological Reserve Act
Greenbelt Act
Home Conversion & Leasehold Loan Act
Home Purchase Assistance Act
Homeowner Interest Assistance Act
Housing Construction (Elderly Citizens) Act
Land Act
Land (Veterans) Act
Land Settlement & Development (Repeal) Act
Land Survey Act
Land Surveyors Act
Ministry of Lands, Parks and Housing Act
Motor Vehicle (All Terrain) Act
Okanagan River Boundaries Settlement Act
Park Act
Park (Regional) Act
Provincial Home Acquisition Act
Soldiers' Land Act
University Endowment Land Act
West Coast National Park Act

Acts under which certain sections are administered by this Ministry

Petroleum Underground Storage Act - ss.3 (5), 10
Universities Real Estate Development Corporation Act - s.14

Acts under which the Ministry Administers Regulations

Canada Shipping Act
Coal Act
Land Title Act
Mineral Act
Land Survey Act
Petroleum and Natural Gas Act
Condominium Act

MINISTER ANTHONY J. BRUMMET

B.C. Housing Management Commission Chairman, Mary Kerr

DEPUTY MINISTER JOHN JOHNSTON

- Administrative Assistant Hilary Hamilton
- Information Services Director Sybil Ainscough
- Program Co-ordinator Dick Okros

MANAGEMENT SERVICES

Executive Director, Vincent Collins

Legal Services
Director: Brian Neal

Finance and Administration
Director: Bob Buckingham
- Administrative Services
- Policy and Procedures
- Operations
- Mechanical Services

Planning and Budgeting
Director: John Minkley

Personnel Services
Director: Gary Barnes

Systems Development
Director: John Ellis

LANDS AND HOUSING REGIONAL OPERATIONS

Assistant Deputy Minister
Thomas E. Lee

Operations Officer
Neil Chapman

Regional Directors
- Housing and Development
- Land Administration
  - Land Districts
- Finance and ies
- Administration

Cariboo Region
Acting Director: Fred Baxter

Kootenays Region
Director: Frank Bertola

Lower Mainland Region
Director: G. Al Rhoades

Omineca Region
Director: Hank Boas

Peace River Region
Director: Donald Ross

Skeena Region
Director: Jack Hall

Thompson-Okanagan Region
Director: Dennis Podmore

Vancouver Island Region
Director: Douglas McColl

LANDS

Assistant Deputy Minister
Robert H. Ahrens

Land Appeal Committee

Land Programs
Director: Frank Edgell
- Land Disposition and Reserves Policy
- Development and Analysis
- Ski Development

Land Planning
Director: Robert Mitton
- Assessment and Analysis
- Planning Systems

Surveys and Land Records
Director: George Wilson
- Quality Control
- Operations
- Administration and Records

Surveyor-General
Gerald Mullin

University Endowment Lands
Manager: Ron O'Genski

Ministry of Lands, Parks and Housing
ORGANIZATION

PARKS AND OUTDOOR RECREATION

Assistant Deputy Minister
Christopher O. Gray

Provincial Parks
Director: Charles Velay
- Design and Engineering
- Operations
- Resource Management
- Langford Workshop

Outdoor Recreation
Director: Denis Moffatt
- Inter-agency
- Co-ordination
- Assistance Programs

Planning and Research
Director: George Trachuk
- Planning
- Research and Program Analysis

Visitor Services
Director: Jake Masselink
- Interpretive Planning
- Visitor Information
- Recreation Services

Regional Operations

Vancouver Island Region
Director: Joseph Gillings

Lower Mainland Region
Acting Director: Mel Turner

Thompson-Okanagan Region
Director: Al Campbell

Cariboo-Peace Region
Director: Tom Moore

Skeena Region
Director: Herb Green

Kootenays Region
Director: Milton Goddard

HOUSING

Assistant Deputy Minister
Andrew Armitage

Housing Policy
Director: Enid Buchanan

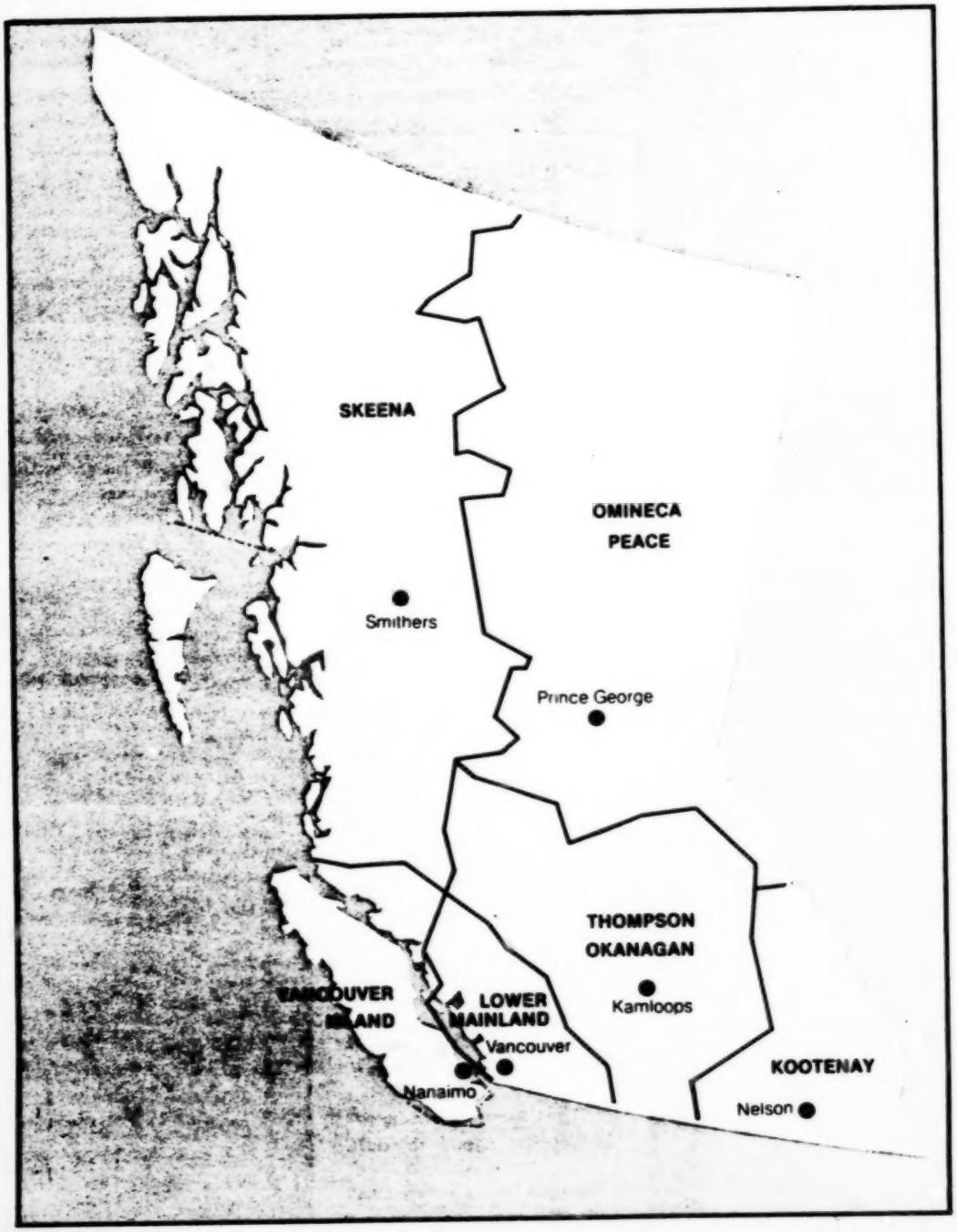
Acquisition and Development
Director: Douglas Rogers
- Appraisal and Acquisition
- Land Development

Land Development
Director: Denny Zadak

Housing Programs
Director: Doug Ausman
- Community Housing
- Home Purchase
- Mobile Home Registry
- BC Home Program

Provincial Rental Housing Corporation
Secretary: M. McAvity

PARKS AND OUTDOOR RECREATION



LANDS AND HOUSING

POOR

QUALITY

ORIGINAL